

ONE YEAR ACTION PLAN

A. Sources of Funds

Entitlement Grant		
CDBG	\$3,550,000	
HOME	\$1,942,056	
ESG	\$131,000	
HOPWA	\$0	
Total		\$5,623,056
Prior Year' Program Income NOT previously programmed or reported		
CDBG	\$0	
HOME	\$0	
ESG	\$0	
HOPWA	\$0	
Total		\$0
Reprogrammed Prior Years' Funds		
CDBG	\$963,500	
HOME	\$100,000	
ESG	\$0	
HOPWA	\$0	
Total		\$1,063,500
Total Estimated Program Income		
Community Housing Services	\$10,000	
Emergency Loan Program	\$30,000	
Deferred Loan Program	\$35,000	
Direct Loan Program	\$45,000	
Historic Loan Program	\$35,000	
Home Energy Loan Program	\$4,000	
Historic Deferred	\$0	
Non-Residential Historic	\$0	
HOME Deferred Loan Program	\$40,000	
HOMEownership 80	\$25,000	
Total		\$224,000
TOTAL FUNDING SOURCES		\$6,910,556
Other Funds		\$0
Submitted Proposed Projects Totals		\$0
Un-Submitted Proposed Projects Totals		\$6,686,556

NOTE: Program income is not included in the calculation of Un-Submitted Proposed Projects Totals because it is not part of the City's Letter of Credit

ONE-YEAR ACTION PLAN

2003-2004

NARRATIVE

COMMUNITY DEVELOPMENT BLOCK GRANT

The City of Wichita is planning its twenty-ninth year of participation in the Community Development Block Grant program (CDBG) addressing the priority needs identified in the HUD Five Year Consolidated Plan (2000-2004). In response to the downturn in the economy and addressing the needs of over 11,000 laid-off workers, the City of Wichita has focused on making use of the existing Consolidated Plan to assist in community efforts to help those affected. CDBG funding for non-profits to assist low-and moderate-income families has been increased and City infrastructure reinvestment projects have been planned to help sustain jobs.

The City of Wichita has established a comprehensive citizen participation process with objectives to meet short-term and long-term priority needs. Annually the City will continue to focus CDBG and HOME funds in the HUD Neighborhood Revitalization Strategy Areas, State Neighborhood Revitalization Areas, the defined Local Investment Areas and the Redevelopment Incentive Area. The objectives will be to create long-term growth, economically empowering low-and moderate-income persons, improve housing conditions and continue the elimination of slum and blighting conditions.

The City of Wichita has established three Neighborhood Revitalization Strategy Areas, five Local Investment Areas and the Redevelopment Incentives Area. Current City Council policy requires targeting of selected CDBG and HOME funds to the Local Investment Areas for housing activities, infrastructure improvements and inner city redevelopment. The City will continue to offer programs in the Local Investment Areas, which include Paint Grants, Deferred Loans, Direct Loans, Emergency Home Repair, Rental Housing Revolving Loan programs, Secondary Structure Demolition, Neighborhood Clean-Up, Exterior Repair Grants and the Home Improvement Loan/Grant program. The City also operates a HOME-funded first-time homebuyer program in these areas, which includes assistance with down payment and closing costs, and minor rehabilitation. Community Housing Development Organizations (CHDO's) are also participating in new infill single-family construction and rehabilitation programs utilizing CHDO set-aside funding in the Local Investment Areas. The Homebuyer Assistance, Paint Grant and the Home Improvement Loan/Grant Programs will also be offered in the Redevelopment Incentives Area. The objective of these programs is to assist low-and moderate-income families with rehabilitating and improving their existing homes and purchasing homes, thereby maintaining and ultimately increasing the homeownership base in these areas.

Other forms of housing assistance provided through Community Housing Development Organizations (CHDO's) include below market-rate mortgage loans, low-interest home improvement loans, homebuyer counseling, credit counseling, as well as other homebuyer assistance programs funded through the Federal Home Loan Bank.

The City provides incentives to eligible property owners located within the State Neighborhood Revitalization Areas, including a partial rebate of property taxes up to five years based on the improved value of the property and building permit and water/sewer tap fee waivers for new infill single family housing. The City is continuing its successful partnership with the Section 8 homeownership program, which provides for the application of monthly rental assistance payments to debt service in connection with the acquisition of a home by a Section 8 program participant.

The City will continue marketing the "Heart of Wichita" initiative in order to promote CDBG and HOME funded housing programs. The aforementioned City-funded initiative originated from the Neighborhood Revitalization Plan also offers benefits such as tax rebates and fee waivers, as well as a property donation programs are included in this promotional effort.

The City of Wichita has developed the Wichita Biz Loan Program, which has received \$1,000,000 in Economic Development Initiative (EDI) funds and \$3,000,000 in Section 108 loan guarantee funds. The EDI funds minimize the potential loss of future CDBG allocations by directly enhancing the security of the Section 108 loan guarantee. The Section 108 loan guarantee will leverage \$6,000,000 in pledges from private financial institutions. The Wichita Biz Loan Program will provide a total of \$9,000,000 in loan funds that will be used to initiate new or expand existing small businesses in the Neighborhood Revitalization Strategy Areas.

Through the Wichita Biz Loan Program qualified businesses will create a minimum of 117 jobs that will be available to low-and moderate-income people in the Neighborhood Revitalization Strategy Areas. It is the City's objective for the Wichita Biz Loan Program to generate jobs and economic benefits that will stimulate designated low-income areas. The financial assistance, jobs, and business education provided through this program will empower low-and moderate-income persons and enhance the economic vitality of the inner city areas creating a positive long-term effect on business growth. The Wichita Biz Loan Program addresses Mayor Bob Knight's 2001 Economic Response Initiative by increasing job creation and retention.

The City of Wichita annually addresses infrastructure needs by replacing and upgrading deteriorating streets, sidewalks, curbs and gutters. The infrastructure objective is to build a strong foundation for future community development. Building community streets and sidewalks enhances safety and the flow of traffic, which will stimulate growth in the Neighborhood Revitalization Strategy Areas. Wheelchair ramps and other handicapped improvements are addressed with each project in order to comply with the Americans with Disabilities Act (ADA).

CDBG funds will be used to continue assistance in funding the Grove Park renovation project. Grove Park has become a popular recreation facility for families throughout the northeast area of Wichita. The park will provide sport and gathering facilities for families from predominantly low-and moderate-income areas.

Unspent allocations and under expenditures in the amount of \$951,500 during 2002, will fund eligible projects in 2003. Funds will be transferred into the 2003/2004-program year for Infrastructure Reinvestment.

The Infrastructure Reinvestment projects will include the renovation of park facilities and the repair of public facilities located in the Local Investment Areas. A special street-paving project will be funded in conjunction with HOME housing development projects located in the Local Investment Areas of Hilltop and Planeview.

The City will continue to undertake major renovations of inner-city parks using CDBG funds. This includes the replacement of gym facilities, upgrading security lighting, swimming pool improvements, deferred roof maintenance and renovation of basketball/multi-use courts, tennis courts and playgrounds. The improvements will take place in the following parks: Lynette Woodard Recreation Center; McAdams Recreation Center; Fairmount Park; Planeview Park; Minisa Recreation Center; Aley Park; West Douglas Park; and Spruce Park.

In addition, CDBG funds will be utilized to renovate and upgrade various public facilities including the Boys and Girls Club and Fire Stations #2 and #8.

The City of Wichita has established an excellent record for providing a high level of Public Service; the 2003/2004 plan will continue the tradition. In response to the tremendous need for food as a result of the current economic conditions, the Kansas Foodbank Warehouse will receive funding to assist with food and distributing costs. To assist in addressing needs for the homeless, Catholic Charities, Inc. will receive funding to provide direct assistance to landlords for rent and utility companies on behalf of persons at-risk of becoming homeless. Programs will continue to assist children including the Summer Youth Employment and Youth Recreation and Enrichment programs. These programs provide after school activities for middle school students and employment during the summer months for older children. Funding for the Communities in Schools program has provided positive results by keeping young people in school and tutoring at-risk students requiring help with their studies. Women's Shelter Services assists women and children living in abusive situations by providing food, shelter, counseling and encouragement to live their lives in an environment free of abuse. These Public Service programs are crucial to the growth and development of the community.

CDBG funding will continue for the Neighborhood Assistants and the Community Educators located in the Neighborhood City Halls. This makes City programs directly available to citizens within the neighborhoods and also offers educational programs and assistance to residents, which enable them to obtain available resources to improve their quality of life.

The Environmental Health Inspectors will continue to receive CDBG funding and continue to serve the Neighborhood Revitalization Strategy Areas. The increased efforts have been successful in assisting more neighborhoods to maintain a safe and clean living environment.

The City's objective to stimulate the economy through job training programs has seen continued success provided by the Cessna 21st Street Training Facility. The downturn in the economy has slowed job training for the Cessna Company. However the facility is partnering with the City and the State providing training to SRS clients and Career Development clients participating in the Work Investment Act. The training consists of reading and math assessments, vocational hand tool assessments, computer assessment and keyboarding training. After the assessment stage the client attends a job preparation program.

The next stage is the job training stage, which includes blue print reading, basic manufacturing skills, personal and career development, team concepts, and computer skills. The Cessna 21st Street Training Facility expects to train over 120 clients during the next year.

The City also addresses the priority need for employment opportunity development through the Career Development Center, which provides training to prepare the unemployed and under-employed to work in the local economy. Many citizens, who have been affected by layoffs due to the economic downturn, have contacted the Career Development Center for help. The Career Development Center staff has attended training to ensure quality customer service to workers who have been laid off or are preparing for future layoffs. Interagency coordination with the United Worker Lay Off One Stop Center and the Workforce Alliance of South-Central Kansas is at a high level of cooperation to assist affected citizens.

HOME

The City will continue to offer a HOME-funded first-time homebuyer program (HOMEownership 80) in the City's Redevelopment Incentives Area including the Local Investment Areas. HOMEownership 80 includes assistance with down payment and closing costs and minor rehabilitation. The HOME Deferred Loan Program will also be offered to very low-income homeowners in the Local Investment Areas for the purpose of rehabilitating their homes. The HOME-funded Housing Development Loan Program will be offered in the Redevelopment Incentives Area and the Local Investment Areas. The City will provide \$350,000 for mandatory CHDO set-aside projects, and will continue to offer the CHDO Boarded-up HOME program to participating CHDO's. Operating support funding will also be provided to CHDO's that have received funding for set-aside projects.

The Housing Development Loan Program was created to encourage development of housing related projects within the Redevelopment Incentives Area and immediate neighborhoods. Non-profit, and for-profit developers are eligible to apply for funding under this program. Single-family and Multi-Family projects are eligible. The Program allows the City to forge new relationships with developers that result in similar projects completed by CHDO's, thus increasing the capacity to create new units on an annual basis.

The HOME funded Boarded-Up House Program allows CHDO's to purchase dilapidated and/or vacant structures to rehabilitate or raze and build new homes. Beneficiaries are first-time homebuyers. Properties must be located within the City's Local Investment Areas. The purpose of the program is to provide CHDO's with the financing to address structures that have could have a blighting influence on a neighborhood.

Menonite Housing Rehabilitation Services (MHRS) and Community Housing Services (CHS), City-designated Community Housing Development Organizations (CHDO's) will participate in projects involving the construction of new single-family residences and purchase/rehabilitation/resale of viable structures utilizing CHDO set-aside funding in the Local Investment Areas.

These programs will provide a basis for increasing/maintaining the homeownership base and increasing the supply of safe, clean, affordable housing in the targeted areas.

Local lending institutions, including Intrust Bank, Emprise Bank, Commercial Federal Bank, Capitol Federal, Fidelity Bank, Bank of America and other lenders operating locally, participate in the City's HOMEownership 80 program by providing first mortgage loans to low-income families in the Local Investment Areas. In some cases, lenders agree to waive origination fees and agree to portfolio loans in order to waive mortgage insurance premiums, thereby generating match for the HOME program.

Many of the same banks, as well as additional new bank partners, have developed a local lender pool known as the Heart of Wichita Housing Fund. This pool has been developed as a result of investments by the banks and will provide mortgages for homebuyers that do not qualify for current secondary market and local portfolio programs. Community Housing Services will act as the originator of the loans for the program. Individual loans will be made to homebuyers on a pro rata basis from each bank's investment. Repayment of the loans will be returned to the participating lenders and revolved for additional loans.

Community Housing Services (CHS) has received funding from the Federal Home Loan Bank's Affordable Housing Program, which will provide subsidies in connection with affordable housing initiatives. In some cases this assistance will be leveraged with the City's HOMEownership 80 projects in order to increase the level of assistance provided to low-income first-time homebuyers and to provide HOME-eligible match. CHS, which is affiliated with Neighborworks, is a full-cycle lender and has the ability to provide below-market first mortgage loans to qualifying individuals in connection with some of the City's HOMEownership 80 projects. Community Housing Services has also received CDBG funds for structural rehabilitation and mortgage assistance.

During the last few months citizens that have been affected by the events of September 11, 2001 have contacted the City requesting help with pending foreclosure questions. The City's Department of Finance utilized CDBG funding during the 2002 program year to assist the Urban League, a HUD approved Housing Counseling agency, to develop a Fair Housing Initiative program that provides counseling to citizens with foreclosure issues, educational programs, outreach and refers Fair Housing complaints to HUD. Citizens needing assistance with foreclosure actions are referred to the Urban League. It is expected that as the economic slow down continues to impact the Wichita area, more families will be in danger of losing their homes.

EMERGENCY SHELTER GRANT

During the 2003/2004-program year Emergency Shelter Grant funds will be used for the following activities:

- 1) Four overnight shelters and one Safe Haven to be assisted with the on-going cost of maintenance and operations;
- 2) Case management and other essential services costs to be supported at three overnight shelters, one safe haven and one drop in center;
- 3) One daytime drop-in center for the homeless will be assisted with operating costs and with the cost of providing case management.
- 4) Provide Homeless Prevention Services at one overnight shelter.

HOUSING OPPORTUNITIES FOR PERSONS WITH AIDS SPECIFIC SUBMISSION REQUIREMENTS

The City of Wichita is not an entitlement area for the HOPWA program. The State of Kansas supported by a coalition of agencies across the state applied for a statewide HOPWA grant, in response to the 2002 NOFA. In 2003, Kansas was awarded a HOPWA grant in the amount of \$1,739,000. The Kansas Department of Health & Environment's Bureau of Epidemiology and Disease Control will administer the grant. The Kansas University Medical Center Medical Practice Association will receive funds for rental assistance and supportive services. The Kansas University Medical Center Medical Practice Association plans to work with the Wichita Housing Authority to provide needed services.

The Wichita Housing Authority has utilized Shelter Plus Care vouchers for several years to meet the needs for permanent supportive housing for persons with HIV/AIDS.

A. Geographic Distribution

The City of Wichita's Neighborhood Revitalization Plan was adopted March 17, 1998 and amended June 2, 1998. The purpose of the plan is to provide synergistic effects from the use of focused, layered multi-year public and private funding to enhance, improve and revitalize distressed areas within the City. The Neighborhood Revitalization Plan incorporates the:

- State's Neighborhood Revitalization Area - defined as an area having a substantial number of deteriorated or dilapidated buildings or improvements, defective or inadequate streets, incompatible land uses, deterioration of site or other improvements, etc. which substantially impairs or retards sound growth of the city; and
- HUD's Neighborhood Revitalization Strategies - defined as an area that is primarily residential and contains a high percentage of low-and moderate-income persons where a comprehensive approach is used to address economic development needs and promote innovative programs.
- Local Investment Area (LIA) - five Local Investment Areas (LIA's) located within and around the Neighborhood Revitalization Strategy Areas.

Local Investment Areas (LIA's) are defined as neighborhoods located inside and within close proximity of the State Neighborhood Revitalization Areas and HUD Neighborhood Revitalization Strategy Areas. Federal Community Development Block Grant (CDBG) and HOME Investment Partnership (HOME) funds are being concentrated to have a significant visual impact on these specific areas. The Local Investment Areas generally have a high concentration of low-and moderate-income persons, minority households and unemployment.

- Redevelopment Incentives Area (RIA) is an expanded area outside of the Neighborhood Revitalization Strategy Areas that provides inner city programs, which compliment CDBG and HOME, funded programs.

B. Homeless and Other Special Populations

The City of Wichita will continue to utilize Emergency Shelter Grant (ESG) formula grant funds to support the operations of emergency shelters and to provide case management services to assist homeless persons in making the transition to permanent housing and independent living. The City of Wichita will also apply to the State of Kansas on behalf of shelters and other homeless service providers for additional Emergency Shelter Grant funds for homeless prevention, emergency shelter and supportive services.

In addition to Emergency Shelter Grant funding, the City is currently or will:

1. Be an active participant in the Continuum of Care Supportive Housing application, and will submit an application for Shelter Plus Care vouchers, partnering with one or more agencies to provide supportive services that will enable the voucher recipients to remain in their homes.
2. In its capacity as a housing authority, the City will address chronic homelessness in its public housing program, and has designated homelessness as a preference for the public housing and housing choice voucher program.
3. The City of Wichita has allocated prior year CDBG funding to match Supportive Housing funding for a Homeless Management Information System (HMIS). The HMIS will be managed by the local United Way agency. The system is scheduled to go online during the 2003 program year and will continue development over a three-year period of the Supportive Housing Grant.
4. The City will continue working with the Community Council on Homeless Advocacy (CCHA) to implement the CCHA strategic plan approved by the City Council during the 2003/2004-program year.

The City will also support other efforts to provide assistance to homeless persons as well as the non-homeless who require supportive services. Applications from private agencies or other public agencies for funding under programs such as Section 202 or 811 will be provided by City support as appropriate.

Additional housing shortages for the homeless have been identified and a feasibility assessment is underway to develop SRO (Single Room Occupancy) Projects to alleviate the impact of homelessness.

C. Needs of Public Housing

The Wichita Housing Authority operates as a division of the Housing Services Department within the City of Wichita and operates 575 units of public housing and over 2,400 Section 8 housing choice vouchers. During the current action year, the City will apply for additional Section 8 vouchers as funding becomes available and will provide supportive services to Section 8 tenants through the Family Self Sufficiency Program. The City will also apply for a ROSS (Resident Opportunities and Self-Sufficiency) grant in order to continue to provide supportive services for elderly and non-elderly disabled tenants of public housing and will pursue partnerships with other service providers in the community.

The Wichita Housing Authority will also continue to set-aside a portion of its operating budget for resident services coordination. The Wichita Housing Authority has been deemed to be a standard performer.

D. Anti-Poverty Strategy

The City of Wichita annually addresses poverty prevention by directing allocated funds to programs that provide opportunities for those who are in danger of being poverty-stricken. Funds are also directed to sources that focus on partnerships that maximize the effort to reduce and eliminate poverty.

Low-income persons have an opportunity to accumulate assets through the HOMEownership 80 and the Wichita Biz Loan Program.

Complementary programs exist to assist the property owners in keeping the property conditions within required City of Wichita Code. These programs consist of the Deferred Loans, Direct Loans, Paint Grants, Home Repair Loan and Grant Program, Secondary Structure Demolition Program and Environmental Health Inspectors.

More than 300 jobs have been created through the Cessna 21st Street Training Project and City economic development projects. Cessna offers on-going education, occupational training, childcare and housing for the trainees on site. The Wichita Biz Loan program will create a minimum of 117 jobs that will be available to low-and moderate-income people in the Neighborhood Revitalization Strategy Areas.

The Medical Society of Sedgwick County is leading a community partnership through Project Access. The objective is to improve access to health care for low-income and uninsured residents of Wichita and Sedgwick County (estimated at more than 3,820).

Project Access is a physician-led partnership of volunteer physicians, social service agencies, hospitals, clinics, area pharmacies, United Way, state and local governments addressing the challenge of providing needed medical care to the working uninsured. Project Access combines donated physician care, hospital services, and medication assistance in a coordinated effort designed to complement and enhance the work of existing low-income clinics.

The Public Service projects support the Anti-Poverty Strategy by offering supportive services, training and education. These services occur within private organizations, schools and homeless shelters. These programs are an instrumental part in the growth and development of youth and their families. The Summer Youth Employment program educates youth in the work environment, while Communities in Schools tutors and strives to keep these young people in school.

E. Lead-Based Paint Hazards

The estimated number of housing units occupied by low and moderate-income families containing lead-based paint hazards is 37,000 out of a total of 84,280 units. Currently, there are three techniques utilized to address lead-based paint issues: interim control, encapsulation or complete abatement.

The estimated cost for interim control remediation of Lead-Based Paint is \$1.75 per square foot. For the 37,000 units located in Wichita, the cost of remediation is approximately \$61,512,500.

Approximately four years ago, the Wichita Housing Authority (WHA) completed a program in which lead-based paint was encapsulated or abated in all affected WHA units. Upon leasing of a property, tenants are provided with a copy of the booklet “Protect Your Family from Lead in Your Home” and the available records and reports pertaining to lead-based paint/hazards in the unit.

Households receiving assistance through the City’s CDBG and HOME-funded programs are advised of the dangers of lead-based paint by giving all participants the booklet, “Protect Your Family From Lead in Your Home” and “Reducing Lead Hazards with Remodeling Your Home”. HUD’s new regulation on Lead-Based Paint Hazards in Federally Owned Housing and Housing Receiving Federal Assistance became effective September 15, 2000. The new regulation requires paint testing of the surface to be disturbed, risk assessment, or presumed Lead-Based Paint, interim controls, safe work practices, and in some cases abatement, depending on the level of funding provided for a project and clearance for all projects. Housing assistance programs that provide funding for rehabilitation will pay for costs necessary to meet the new lead-based paint regulations.

F. Other Actions

The City of Wichita offers rental housing assistance through the Section 8 program and HOME-assisted rental housing developments. HOMEownership 80 removes barriers to affordable housing by assisting income qualified persons with down payment and closing costs so that the dream of owning a home becomes a reality. Rehabilitation loans are available for the homes in need of repair.

The Sedgwick County Health Department provides free screening tests for the general public, primarily targeting women, infants and children in WIC programs. Other qualifying low-income families may also request free screening tests. The department circulates information regarding the health risks and has established a lead poisoning committee to monitor the public’s health as it relates to this hazard. The department also keeps a list of all reported cases of lead poisoning for the City of Wichita.

The City of Wichita has combined all housing activities into one department to enhance coordination between public and private housing assistance. The City has continued to improve its public housing stock and has begun a resident assistance program in its two public housing high-rise apartment buildings.

The Housing Services Department continues to operate its approved 5(h) Public Housing homeownership plan and will continue efforts to expand its Section 8 Homeownership Program.

G. Monitoring

CDBG

The project monitoring process reviews compliance with federal, state and local requirements pertaining to Community Development Block Grant funds. All projects are reviewed for the continuing capacity to carry out the goals and objectives, timetable and budgetary requirements as specified in the Agreement or Memorandum of Understanding. In addition, all projects are examined to ensure compliance with non-discrimination, equal opportunity and fair housing standards. Ongoing monitoring occurs with each reimbursement request, verifying compliance with Davis Bacon requirements (when applicable) and reviewing monthly project performance reports. To the maximum extent feasible, formal on-site monitoring of each CDBG-funded program takes place a minimum of once per program year. On-going direct and indirect monitoring takes place during the entire project life cycle. The City provides technical assistance as needed based on monitoring or as requested by the agency.

During the monitoring and review process, projects may require corrective and remedial actions. A letter addressing concerns discovered during the Technical Assistance Review identifies projects with deficiencies. The project administrator is notified of any concerns, the recommended corrective actions, and is requested to respond in writing within 30 days. If the concern is not corrected within 30 days, corrective action is taken. All CDBG projects are examined for compliance with the regulations. Actual performance is compared to estimate figures to ensure that objectives are met. Project files are maintained to validate accuracy and control measures, to ensure that performance is in compliance with local contractual agreements with the City, state and federal laws.

HOME

The City has designed a system for long-term monitoring of HOME-funded projects. There are currently 6 HOME-assisted rental projects with long-term monitoring requirements. HOME-funded projects with long-term affordability requirements will be monitored in accordance with HOME regulations. Projects with one to four HOME-assisted units will be inspected once every three years, projects with five to twenty-five HOME-assisted units will be inspected every two years, and projects with twenty-six or more units will be inspected annually, as required by HOME regulations.

A sample size of 15 to 20 percent of the HOME-assisted units in the project shall be inspected, with a minimum of one unit per building inspected in multi-building developments.

The City's Housing Specialist will be responsible for coordinating monitoring, and will verify compliance with respect to income targeting, tenant eligibility, applicable rent limits and other provisions included in the written agreements. An inspector familiar with building code requirements from Neighborhood Improvement Services will assist with on-site unit inspections.

ESG

During the coming year, City Staff will monitor a sample (at least 25%) of Emergency Shelter Grant subrecipients to verify compliance with ESG requirements.

Specific CDBG Submission Requirements

1. Program Income:

The CDBG annual allocation is \$3,550,000 and the expected program income during the 2003/2004-program year is estimated at \$159,000. Program income will be used to continue funding the revolving loan programs. The Department of Finance is currently operating the following seven CDBG revolving loan programs:

1. Community Housing of Wichita/Sedgwick County
2. Deferred Loan Program
3. Direct Loan Program
4. Historic Loan Program
5. Non-Residential Historic Preservation Loan
6. Home Energy Loan Program
7. Historic Deferred Loan Program

The deadline for accepting loan applications for the Home Energy Loan Program was June 30, 2000. A portion of the program income is being used for new housing programs. It is estimated that the CDBG program will receive \$4,000 in 2003/2004.

The City of Wichita's CDBG program has not participated in float-funded projects.

The City has developed the Wichita Biz Loan Program, which has received \$1,000,000 in Economic Development Initiative (EDI) funds and \$3,000,000 in Section 108 loan guarantee funds. The EDI funds minimize the potential loss of future CDBG allocations by directly enhancing the security of the Section 108 loan guarantee. The Section 108 loan guarantee will leverage \$6,000,000 in pledges from private financial institutions.

The Wichita Biz Loan Program will provide \$9,000,000 in loan funds that will be used to initiate new or expand existing businesses in the Neighborhood Revitalization Strategy Areas.

2. Contingency

Not Applicable

3. Urgent needs

Not Applicable

Specific HOME Submission Requirements

1. Program Income:

The annual allocation of HOME funds for the program year 2003-2004 will be \$1,942,056. Program income during this period is estimated to be \$65,000.

The City anticipates the receipt of program income in the form of residual funds remaining following the completion of CHDO set-aside projects, and the repayment of outstanding HOMEownership 80 program loans. Program income will be allocated to HOME-eligible projects approved by the City Council.

2. Resale Provisions:

Subsidies provided under the City's HOME-funded HOMEownership 80 program and Deferred Loan Rehabilitation Program are in the form of zero-interest deferred payment loans.

The loans are secured by a second and/or third mortgage with an acceleration clause to call the entire note due and payable in the event of subsequent sale or when the property ceases to be owner-occupied. A statement of occupancy is an element of the second mortgage. In the event the re-sale price of the HOME-assisted property is insufficient to pay for closing costs, sales expenses and outstanding mortgage balances, the HOME subsidy loan may be forgiven in whole or in part, provided the seller (original program participant) does not receive any proceeds from the sale of the home at the time of closing.

A subsequent buyer may not assume the deferred payment subsidy loan. The City will not attempt to share in any of the appreciation a homebuyer may realize. Information regarding these policies is included in the debt instruments and is also covered in pre-purchase counseling that is required in order to participate in the HOMEownership 80 program.

The City of Wichita believes affordability is best achieved by making HOME subsidies available through zero interest deferred payment loans, which have no monthly payment obligation. By making these loans due and payable upon re-sale, the HOME funding can be "re-cycled" in order to carry out additional affordable housing projects. All loan repayments are considered to be Program Income, and must be used in connection with HOME-eligible projects.

3. HOME Tenant-Based Rental Assistance:

Not Applicable. Program not offered.

4. Other Forms of Investment:

Not Applicable

5. Affirmative Marketing:

The City of Wichita promotes Fair Housing. Following, are specific activities that are included in funding agreements for HOME-subsidized rental housing projects:

- Display the Equal Housing Opportunity logo, slogan or statement in all advertising material related to the housing project.

- Display the HUD Fair Housing Poster in all offices in which sales or rental activity takes place.
- Display the HUD Equal Housing Opportunity logo, slogan or statement at the construction site, from the start of construction, and properly maintained throughout the construction and sales/rental period.
- Send notices of vacancies to agencies from a list provided by the City of Wichita.
- A copy of materials sent to community contacts announcing vacancies must be sent to the Housing Services Department.
- No later than 90 days prior to engaging in marketing activities the recipient should notify the Housing Services Department either in writing or by telephone of the dates on which: (1) the recipient plans to begin initial marketing activities; (2) accept applications; (3) and start initial occupancy.
- The recipient must begin marketing activities 90 days prior to the anticipated date of availability for occupancy of the first unit of the project.
- The recipient organization is required to keep a record of its affirmative marketing activities for the year and report these activities to the City of Wichita as part of its annual report.

Minority/Women's Business Outreach

The City of Wichita demonstrates affirmative steps to encourage Minority Business Enterprise/Women-Owned Business Enterprises (MBE/WBE) participation in city-funded projects. The City's Purchasing Department notifies known MBE/WBE businesses of all bid announcements. The City provides a pre-bid conference to all businesses and offers technical assistance to all enterprises interested in bidding on the project.

During the 2001/2002-program year contracts wholly or partially funded by HUD totaled \$3,108,776 of which \$1,728,903 or 56%, was awarded to Minority Business Enterprises.

6. Refinancing

Not Applicable

Specific ESG Submission Requirements:

In allocating the Emergency Shelter Grant Funds, the City of Wichita utilized the advice and expertise of the various sectors of the community and housing advisory agencies. A request for proposal process was issued in December and homeless shelters and service agencies were invited to apply. Proposals were reviewed by staff to determine eligibility and technical completeness. Staff also included a review of current year's progress in implementing activities funded in the prior year's consolidated plan.

A two-tiered review by persons outside the city organization resulted in recommendations to the City Council. The Community Council on Homeless Advocacy (CCHA) did the first review and made initial recommendations. Staff presented the recommendations of the CCHA to the Housing Advisory Board and the Grants Review Committee appointed by the City Council. The recommendations from the CCHA, the Housing Advisory Board and the Grants Review Committee were then forwarded to the City Council for approval.

Each agency receiving funds has committed to providing an equal amount of matching funds.

Quantifiable Goals

The City of Wichita has many Housing and Non Housing projects targeted to low-and moderate-income persons. The following table lists one goal for each of the Action Plan's Housing and Non Housing projects for 2003/2004.

2003/2004 QUANTIFIABLE GOALS

HOUSING	0 – 30% MFI	31 – 50% MFI	51 – 80% MFI
Housing Rehabilitation	85	157	294
NON HOUSING			
Streets, Sidewalks, Curbs and Gutters	52,879 Sq Ft		

DESCRIPTIONS OF PROJECTS

Project ID	Project Title	Fund Source	Amount	Location
0001	Street, Curb & Gutters	CDBG	\$514,000	Local Investment Area
0002	Neighborhood/Community Facilities Park Improvements	CDBG	215,000	See Project
0003	Infrastructure Reinvestment Parks	CDBG	647,000	See Project
0004	Infrastructure Reinvestment Public Facilities	CDBG	190,500	
0005	Neighborhood/Community Facilities	CDBG	119,500	Grove Park
0006	Environmental Health Inspectors	CDBG	153,000	Neighborhood Revitalization Area
0007	Neighborhood Improvement Services	CDBG	399,000	P/A
0008	Paint Grant Program A	CDBG	40,000	Local Investment Area
0009	Paint Grant Program B	CDBG	60,000	Redevelopment Incentive Area
0010	Secondary Structure Demolition Program	CDBG	15,000	Local Investment Area
0011	Rental Housing Low Interest Revolving Loan Program Single Unit	CDBG	40,000	Local Investment Area
0012	Rental Housing Low Interest Revolving Loan Program Multi Unit	CDBG	60,000	Local Investment Area
0013	Exterior Repair Program	CDBG	100,000	Local Investment Area
0014	Emergency Home Repair Loan & Grant Program	CDBG	400,000	Local Investment Area
0015	Neighborhood Assistance Program	CDBG	282,000	Mini City Halls
0016	Community Education	CDBG	132,000	See Project
0017	Communities in Schools – Stanley	CDBG	25,000	1749 S Martinson
0018	Kansas Foodbank Warehouse	CDBG	135,488	806 E Boston
0019	Harbor House	CDBG	68,000	Suppressed
0020	YWCA Women’s Crisis Center/Safehouse	CDBG	157,000	Suppressed
0021	YMCA Youth Recreation and Enrichment	CDBG	150,000	See Project
0022	Summer Youth Employment	CDBG	150,000	Community Wide
0023	Catholic Charities Homeless Service	CDBG	25,000	447 N Topeka
0024	CDBG Indirect Costs	CDBG	71,412	P/A
0025	CDBG Program Management	CDBG	252,000	P/A
0026	Historic Preservation Planning	CDBG	81,000	P/A
0027	Mandated Consolidated Plan Activities	CDBG	19,000	P/A
0028	Neighborhood Cleanup	CDBG	12,600	Local Investment Area
0029	Direct Loan Program	CDBG		Local Investment Area
0030	Deferred Loan Program	CDBG		Local Investment Area
0031	Residential Historic Loan Program	CDBG		1919 City Limits
0032	Community Housing Services	CDBG		Northeast LIA
0033	HOME Investment Partnership Administration	HOME	182,300	
0034	HOME Operating Funds for CHDO’s	HOME	100,000	Community Wide

0035	HOMEownership 80 Program	HOME	500,000	Local Investment Area
0036	Boarded-up House Program	HOME	250,000	Local Investment Area
0037	Housing Development Loan Program	HOME	440,700	Redevelopment Incentive Area
0038	HOME Deferred Loan Program	HOME	100,000	Local Investment Area
0039	MHRS Acquisition/Rehab/Construction	HOME	150,000	Local Investment Area
0040	Community Housing Services	HOME	200,000	Northeast LIA
0041	Emergency Shelter Grant Administration	ESG	6,650	P/A
0042	CC Anthony Family Shelter Essential Services	ESG	9,853	256 N Ohio
0043	Inter-Faith Inn Essential Services	ESG	9,000	320 E Central
0044	Salvation Army Emergency Lodge ES	ESG	13,358	2050 W 11 th
0045	UMUM Drop-In Center ES	ESG	7,689	353 N Market
0046	Anthony Family Shelter M&O	ESG	16,207	256 N Ohio
0047	Harbor House M&O	ESG	7,299	Suppressed
0048	Inter-Faith Inn M&O	ESG	16,710	320 E Central
0049	Inter-Faith Safe Haven M&O	ESG	11,000	841 N Broadway
0050	Salvation Army Emergency Lodge M&O	ESG	10,275	2050 W 11 th
0051	UMUM Drop-In Center M&O	ESG	14,757	353 N Market
0052	YWCA Women's Crisis Center M&O	ESG	3,952	Suppressed
0053	Anthony Family Shelter Homeless Prev	ESG	6,250	256 N Ohio